

028.A

Map

0003

Block

0036.E

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised: 392,000 / 392,000

USE VALUE: 392,000 / 392,000

ASSESSed: 392,000 / 392,000

PROPERTY LOCATION

No	Alt No	Direction/Street/City
215		MASS AVE, ARLINGTON

OWNERSHIP

Owner 1:	PUZZANGHERA PAUL				
Owner 2:					
Owner 3:					
Street 1:	263 HIGH ST				
Street 2:					
Twn/City:	WINCHESTER				
St/Prov:	MA	Cntry:		Own Occ:	N
Postal:	01890	Type:			

PREVIOUS OWNER

Owner 1:	215 MASS AVE CONDO LLC -		
Owner 2:	-		
Street 1:	30 SLADE STREET		
Twn/City:	BELMONT		
St/Prov:	MA	Cntry:	
Postal:	02478		

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1966, having primarily Brick Exterior and 657 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R6	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7318																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	392,000			392,000
Total Card	0.000	392,000			392,000
Total Parcel	0.000	392,000			392,000
Source:	Market Adj Cost	Total Value per SQ unit /Card:	596.65	/Parcel:	596.6

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	380,900	0	.		380,900	380,900	Year End Roll	12/18/2019
2019	102	FV	327,000	0	.		327,000	327,000	Year End Roll	1/3/2019
2018	102	FV	275,100	0	.		275,100	275,100	Year End Roll	12/20/2017
2017	102	FV	256,100	0	.		256,100	256,100	Year End Roll	1/3/2017
2016	102	FV	256,100	0	.		256,100	256,100	Year End	1/4/2016

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
215 MASS AVE CO	69086-1		3/31/2017		349,000	No	No		
215 MASS AVE CO	63536-34		4/28/2014			No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
1/30/2018	Mail Update	EMK	Ellen K
11/30/2017	Measured	DGM	D Mann
1/22/2015	NEW CONDO	PC	PHIL C

Sign: VERIFICATION OF VISIT NOT DATA

11/30/17

!16169!

USER DEFINED

Prior Id # 1:	19456
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PRINT

Date	Time
12/11/20	05:48:27

LAST REV

Date	Time
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